



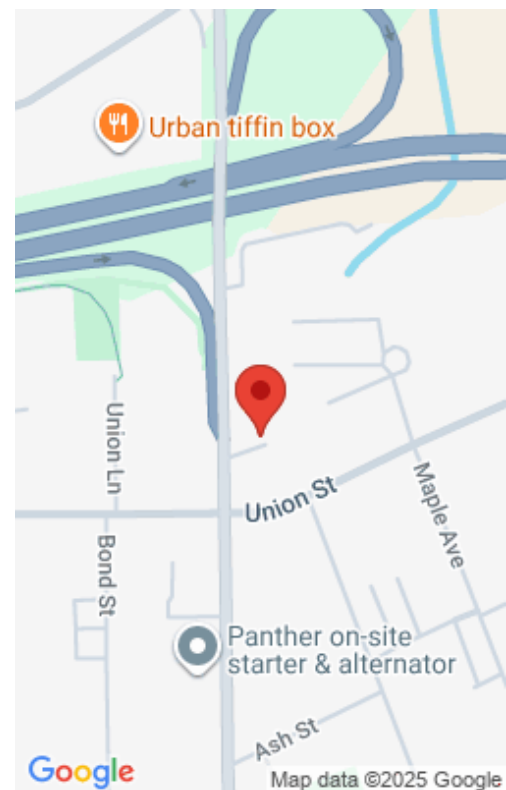
## 416 LANCASTER ST W, KITCHENER, ON N2H 4V9, CANADA

<https://krealtypros.com>

Exceptional 21-unit multi-residential investment property in  
Kitchener with a current NOI of \$243,341, reflecting a strong 5.48%  
cap rate on asking price. Suite mix: 1 bachelor, 12 one-bedroom,  
and 8 two-bedroom apartments, many with updated kitchens and  
baths. Gas fireplaces in each unit serve as a primary heat source,  
supplemented by electric baseboard heating. Tenants [...]

**\$4,445,000**

- 0 beds
- 0 baths
- Multi Family
- Residential Income
- Active
- 18000 sq ft



# Building Details

**Building Area Total:** 18000 sq ft  
**Parking Features:** Attached Garage  
**Construction Materials:** Brick  
**Roof:** Flat

**StoriesTotal:** 4  
**Covered Spaces:** 3  
**Garage Spaces:** 3

# Amenities & Features

**Water Source:** Municipal  
**Sewer:** Sewer (Municipal)  
**Attached Garage Yes/ No:** 1  
**Heating:** Baseboard, Electric, Fireplace(s), Natural Gas  
**Appliances:** Water Softener, Hot Water Tank Owned  
**Cooling:** None  
**Interior Features:** Built-In Appliances, Separate Heating Controls, Separate Hydro Meters

